

RESOLUTION NO. 63-04

A RESOLUTION CHANGING THE ZONING CLASSIFICATION FOR CERTAIN LANDS LOCATED WITHIN THE UNINCORPORATED AREA OF SEDGWICK COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY THE WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE, SECTION V-C AS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, DECEMBER 12, 1984 AND SUBSEQUENTLY AMENDED.

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS

**SECTION I.** That after receiving a recommendation from the Wichita-Sedgwick County Metropolitan Area Planning Commission, and after said Planning Commission has given proper notice and held a public hearing as provided by law, and under authority granted by Section V-C of the Wichita Sedgwick County Unified Zoning Code, the zoning classification or district of the lands legally described hereby are changed as follows:

**Case No. ZON2002-00038**

Zone change from "RR" Rural Residential to "LC" Limited Commercial and Protective Overlay District #115 on property described as:

Lot 1, Block A, Randy's Repair Addition, Sedgwick County, Kansas. Generally located on the north side of 53<sup>rd</sup> Street North approximately ¼ mile west of Ridge Road.

**SUBJECT TO THE FOLLOWING PROTECTIVE OVERLAY #115, AS FOLLOWS:**

1. Permitted uses shall be those allowed in the "GO" General Office zoning district and vehicle repair, limited.
2. The Site shall be equipped with a KDHE/EPA approved catch basin for containment of possible spillage of stored hazardous material and be subject to annual inspection of same.
3. All parking of vehicles will be behind a privacy/screening fence and not visible from 53<sup>rd</sup> Street.
4. Site plan and drainage plan be approved by appropriate agencies.
5. Signage shall conform with County Code.
6. If additional sewer facilities are needed, an alternative sewer system shall be used.

**SECTION II.** That upon the taking effect of this Resolution, the notation of such zone change shall be entered in the official zoning atlas on file in the Office of the County Zoning Administrator and in the Office of the Wichita-Sedgwick County Metropolitan Area Planning Department.

**SECTION III.** That this Resolution shall take effect and be in force from and after its adoption and publication.

Commissioners present and voting were:

BETSY GWIN	<u>Aye</u>
TIM R. NORTON	<u>Aye</u>
THOMAS G. WINTERS	<u>Aye</u>
CAROLYN McGINN	<u>Aye</u>
BEN SCIORTINO	<u>Aye</u>

DATED this 26th day of April 2004.

BOARD OF COUNTY COMMISSIONERS OF  
SEDGWICK COUNTY, KANSAS

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Thomas G. Winters, Chairman

ATTEST:

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DON BRACE  
County Clerk

APPROVED AS TO FORM ONLY:

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ROBERT W. PARNACOTT  
Assistant County Counselor